UNITED STATES BANKRUPTCY COURT DISTRICT OF NORTH DAKOTA

In Re:	Case No.: 25-30004
The Ruins, LLC,	Chapter 11
Debtor.	

RRSB'S AMENDED EXHIBIT LIST FOR CONTINUED HEARING

NOVEMBER 20, 2025

(RE: MOTION TO CONVERT)

Creditor Red River State Bank ("RRSB") hereby provides the following Amended Exhibit List with respect to the following matters set for the continued hearings on November 20 and/or Nov. 25, 2025:

- **ECF 109** Motion by Red River State Bank to Convert Case from Chapter 11 to 7
- **ECF 131** Joinder by Watertown Development Co to RRSB's Motion to Convert Case from Chapter 11 to 7
- ECF 143 Objection to Motion to Convert filed by Debtor The Ruins, LLC

EX. NO.	DATE	WITNESS	DESCRIPTION	W I L O R	* S T I P U L A T E D	O F F E R E D	§ O B J E C T I O N	E S E R V E D	E R U L E	U S T A I N	I T D R A	E C E I V E
			Amended Proof of Claim No 1 (Ruins) filed on 9/12/2025	W	X							

ECF	Affidavit of CBRE and Appraisal Report [ECF		П	1	Т	-	П
59 S	59]						
39		W					
	Exhibit 1 – CBRE Appraisal Report						
ECF	Affidavit of Matt Gehrtz, Gehrtz Construction						
60-1	Services [ECF 60]						
	Exhibit A – Gehrtz Construction Observation						
	Report dated May 24, 2024	W					
	Exhibit B – Gehrtz Construction Observation						
	Report dated September 27, 2024 Exhibit C – Gehrtz Construction Observation						
	Report dated June 10, 2025						
ECF	Affidavit of Charles Aarestad re: First Ruins		H	-	++	+	\vdash
84	Note [ECF 84]	1	X				
04	Total [Def 04]	VV	Λ				
ECF	Affidavit of Charles Aarestad re: Second Ruins		H	+	+	+	\vdash
85	Note [ECF 85]	1	X				
03	rote [Ber ob]	\	Λ				
ECF	Affidavit of Charles Aarestad re: Third Ruins			+	++	-	\vdash
86	Note [ECF 86]	\ \\/	X				
00		\	71				
ECF	Declaration of Daniel Otto (President, D&M		H		+		H
87	Industries) Certifying Records Pursuant to						
07	Federal Rule of Evidence 902(11) [ECF 87]						
	\ / \ / \ \						
	Exhibit A – Recorded Statement of Claim for						
	Mechanic's, Materialmen's or Laborer's Lien on						
	Real Property dated 2/14/2023						
	Exhibit B —Payment Records, Invoices, Payment	33 7	v				
	Applications, and Lien Waivers for the Ruins Project [RRSB Ruins 03688-03758]]	W	Λ				
	Exhibit C – Payment Records, Invoices, Payment						
	Applications, and Lien Waivers for the						
	Generations Project [RRSB Ruins 06048-06139]						
	Exhibit D – Payment Records, Invoices, Payment						
	Applications, and Lien Waivers for the Craig						
	Lake Home [RRSB Ruins 03811-03917]						
ECF	Declaration of Kristin Jensen (KLJ Engineering,						$\ \ ^{-}$
88	LLC) Certifying Records Pursuant to Federal						
	Rule of Evidence 902(11) [ECF 88]						
	Enthibit A. Conin I de Henry Lorenia de 1	11 7	$ \mathbf{v} $				
	Exhibit A - Craig Lake Home Invoices and	W	X				
	Professional Services Agreement [RRSB-KLJ Engineering LLC SD Subpoena 0007, 0024-						
	0034]						
	003-1J						

89	Declaration of Roland Clausen (Clausen Construction) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 89] Exhibit A —Estimate and Invoices for Ruins [RRSB Clausen SD Subpoena 0007-0017] Exhibit B —Invoices for Generations [RRSB Clausen SD Subpoena 0025-0031] Exhibit C — Estimate and Invoices for Parkside [RRSB Clausen SD Subpoena 0018-0024, 0035-0037] Exhibit D — Estimate and Invoices for Lofts [RRSB Clausen SD Subpoena 0032-0034] Exhibit E — Invoice for Craig Lake Property [RRSB Clausen SD Subpoena 0038]	W	X		
90	Declaration of Rylan Ojala (Watertight, Inc.) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 90] Exhibit A – Recorded Lien and Payment Applications 1-8 for Ruins [RRSB Ruins 03594- 03623] Exhibit B – Estimates and Invoices for Ruins [RRSB Ruins 04056-04081] Exhibit C – Payments for Ruins [RRSB Ruins 04049-04055] Exhibit D – Payment Applications 1-9 for Generations [RRSB Ruins 03993-04009] Exhibit E – Estimates and Invoices for Generations [RRSB Ruins 04046-04044] Exhibit F – Payments for Generations [RRSB Ruins 04010-04017]	W	X		
91	Declaration of Terry Stroh (T. L. Stroh Architects, Ltd.) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 91] Exhibit A – Account Statement and Invoices for Ruins [RRSB-T.L. Stroh Architects SD Subpoena 0091, 0498, 0500, 0501, 0503] Exhibit B – Account Statement and Invoices for Generations [RRSB-T.L. Stroh Architects SD Subpoena 0399, 0486, 0488, 0490, 0492] Exhibit C – Account Statement and Invoices for Parkside [RRSB-T.L. Stroh Architects SD Subpoena 0306, 0494, 0496, 0497]	W	X		
ECF	Exhibit A – 2021 Ruins Appraisal	W			

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95-1	Declaration of Joshua Luther (CBRE) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 95]						
ECF	Exhibit B – 2022 Ruins Appraisal		\vdash	+	H		
95-2	Declaration of Joshua Luther (CBRE) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 95]	W					
ECF	Exhibit C – 2023 Ruins Appraisal		H	+	H		
95-3	Declaration of Joshua Luther (CBRE) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 95]	W					
ECF 96	Declaration of Sara J. Mueller (Hebron Brick Supply Co.) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 96]						
	Exhibit A – List and Ruins Project Invoices [RRSB Hebron Brick Supply Co SD Subpoena 0007-0019] Exhibit B – List and Craig Lake Home Project Invoices [RRSB Hebron Brick Supply Co SD Subpoena 0007, 0067-0075] Exhibit C – List and Generations Project Invoices [RRSB Hebron Brick Supply Co SD Subpoena 0007, 0031-0047] Exhibit D – List and Parkside Project Invoices [RRSB Hebron Brick Supply Co SD Subpoena 0007, 0020-0030] Exhibit E – List and Lofts Project Invoices [RRSB Hebron Brick Supply Co SD Subpoena 0007, 0065-0066]	W	X				
ECF 97	Declaration of Cody Madsen (Town & Country Credit Union) Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 97] Exhibit A – Craig Development, LLC Bank Account Statement for Account ending -303 for the period of June 1, 2023 through June 30, 2023 Exhibit B – Jesse Craig Bank Account Statements for Account ending -641 for the period of May 4, 2022 through May 31, 2022	W	X				
ECF	Declaration of Clay Greenwood (First Community Credit Union) Certifying Records	W	X				

98	Pursuant to Federal Rule of Evidence 902(11) [ECF 98]				
	Exhibit A – Craig Development, LLC Bank Account Statements for Account ending -1711 for the period of Jan. 2020 to April 2025 Exhibit B – Craig Properties LLC Bank Account Statements for Account ending -4695 for the period of Jan. 2020 to April 2025 Exhibit C – Jesse Craig Bank Account Statements for Account ending -7124 for the period of January 2020 through March 2025				
ECF 101	Declaration of Erica Schmitt (Limoges Construction, Inc). Certifying Records Pursuant to Federal Rule of Evidence 902(11) [ECF 101]				
	Exhibit A - RRSB-Limoges SD Subpoena 0007-0045 (Ruins) Exhibit B - RRSB-Limoges SD Subpoena 0235-0301 (Generations) Exhibit C - RRSB-Limoges SD Subpoena 0128-0184 (Parkside) Exhibit D - RRSB-Limoges SD Subpoena 0358-0439) (Lofts)	W	X		
ECF 102	Declaration of Charles Aarestad (Red River State Bank) re: Draw Requests [ECF 102] Exhibits 1 - Ruins Draw #1 [RRSB Ruins 02338, 02340-02352] Exhibit 2 - Ruins Draw #2 {RRSB Ruins 02339] Exhibit 3 - Ruins Draw #3 [RRSB Ruins 02353-02364] Exhibit 4 - Ruins Draw #4 [RRSB Ruins 02365-02377] Exhibit 5 - Ruins Draw #5 [RRSB Ruins 02378-02404] Exhibit 6 - Ruins Draw #6 [RRSB Ruins 02405-02445] Exhibit 7 - Ruins Draw #7 [RRSB Ruins 02446-02456] Exhibit 8 - Ruins Draw #8 [RRSB Ruins 02446-02456] Exhibit 9 - Ruins Draw #9 [RRSB Ruins 02500-02534] Exhibit 10 - Ruins Draw #10 [RRSB Ruins 02505-02562-02593] Exhibit 11 - Ruins Draw #11 [RRSB Ruins 02562-02593] Exhibit 12 - Ruins Draw #12 [RRSB Ruins	W	X		

ECF 132	02594-02609] Exhibit 13 - Ruins Draw #13 [RRSB Ruins 02610-02615] Exhibit 14 - Ruins Draw #14 [RRSB Ruins 02616-02624] Declaration of Rob Dewit (Baete-Forseth, HVAC, LLC) Certifying Records Pursuant to Federal Rule of Evidence 901(11) [ECF 132] Exhibit A – Account Statement, Invoices and Payment Records for Ruins Exhibit B – Payment Applications and Payment Records for Generations Exhibit C – Payment Applications, Payment Records, and Lien Waiver for Parkside Exhibit D – Payment Applications, Payment	W	'X			
ECF 133	Records, and Lien Waivers for Lofts Declaration of Beau Koopal (Infrastructure Design Group, Inc.) Certifying Records Pursuant to Federal Rule of Evidence 901(11) [ECF 133] Exhibit A – Account Statement, Payment Records, & Lien Waivers for Ruins Exhibit B - Account Statement, Invoices, Payment Records & Lien Waivers for Generations Exhibit C – Professional Services Agreement, Account Statement, Invoices, Payment Records, & Lien Waivers for Parkside Exhibit D – Account Statement, Payment Records & Invoices for Lofts	W	X			
ECF 134	Declaration of Rick Kloos (Kloos Electric) Certifying Records Pursuant to Federal Rule of Evidence 901(11) [ECF 134] Exhibit A – Estimate, Invoices & Payment Records for Ruins Exhibit B – Payment Applications, Estimates, Invoices, Payment Records, & Lien Waivers for Generations Exhibit C – Payment Applications, Estimate and Invoices, Payment Records, & Lien Waiver for Parkside Exhibit D – Payment Applications, Estimate and Invoices & Payment Records for Lofts	W	'X			
ECF	Declaration of Jason Meester (Watertown Cashway Lumber, Inc.) Certifying Records	W	X			

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ECF 32	Ruins MOR for period ending 1/31/2025 [ECF 32]	M	X			
ECF 78	Ruins Amended MOR for period ending 02/28/2025 [ECF 78]	M	X			
ECF 79	Ruins Amended MOR for period ending 03/31/2025 [ECF 79]	M	X			
ECF 80	Ruins Amended MOR for period ending 4/30/2025 [ECF 80]	M	X			
ECF 81	Ruins Amended MOR for period ending 5/31/2025 [ECF 81]	M	X			
ECF 82	Ruins Amended MOR for period ending 6/30/2025 [ECF 82]	M	X			
ECF 83	Ruins Amended MOR for period ending 7/31/2025 [ECF 83]	M	X			
ECF 84	Ruins MOR for period ending 8/30/2025 [ECF 84]	M	X			
RR 1	Email from Jesse Craig to Charles Aarestad 7/27/2022 re: Verification of Liquid assets (Cash & Checking) [RRSB Ruins 02790-02797]	W	X			
RR 2	Email from Jesse Craig to Charles Aarestad 8/15/2023 re: PFS [RRSB Ruins 03367-03395]	W	X			
RR 3	The Ruins, LLC Answers to Interrogatories and Request for Production of Documents (Set I) dated 9/22/2025	M	X			
RR 4	Construction Loan Agreement dated 3/9/2022 [RRSB Ruins 01078-01088]	W	X			
RR 5	Promissory Note dated 7.14.22 to Jesse Craig <i>et. al.</i> ; Loan Agreement between Jesse Craig, <i>et. al</i> and Charles Aarestad dated 4/17/2023; Loan Restructure Agreement dated 6/29/2023; and check for \$400,000	М	X			
RR 6	Promissory Note dated 12/09/2022 to Craig Holdings, LLC; Loan Agreement between Jesse Craig et. al. and Randall Aarestad; Loan	M	X			

	Restructure Agreement dated 6/29/2023; and check for \$600,000					
RR 7	Certified Copy of State Court Complaint (S.D. Court File No. 14CIV24-000068)	W	X			
RR 8	Certified Copy of State Court Motion for Partial Summary Judgment (S.D. Court File No. 14CIV24-000068)	W	X			
RR 9	Certified Copy of State Court Motion for Appointment of Receiver and Request for Expedited Hearing (S.D. Court File No. 14CIV24-000068)		X			
RR 10	Certified Copy of State Court Docket (S.D. Court File No. 14CIV24-000068)		X			
RR 11	Certified Copy of Order Appointing Receiver (S.D. Court File Nos. 14CIV24-000064 & 14-CIV24-000065)	W	X			
RR 12	Summary of Draw Request Invoices vs. Original Invoices (updated 10/16/25)	W				
ECF 114	Transcript of Deposition of Jesse Craig with Exhibits 1-28	M				
ECF 115	Transcript of Deposition of Mulinda Craig with Exhibits 29-34	M				
ECF 141- 11	Email of November 7, 2023 filed as Exhibit 11 [ECF 141-11]		X			
ECF 141- 12	First Amended Ruins Plan dated September 23, 2025 [ECF 141-12]		X			
ECF 141- 13	Disclosure Statement for First Amended Chapter 11 Plan for The Ruins, LLC [ECF 141-13]		X			
ECF 141- 14	Ruins Term Sheet [ECF 141-14]		X			
ECF 141- 15	Email of October 17, 2022 [ECF 141-15]		X			

ECF 175	Declaration of Charles Aarestad (Red River State Bank) Certifying Records Pursuant to Federal Rule of Evidence 902(11) RE: RRSB Ruins Bank Account [ECF 175] Exhibit A – RRSB Bank Statements for the Ruins Account ending -3782	W			
ECF 176	Second Declaration of Clay Greenwood (First Community Credit Union) Certifying Business Records Pursuant to Federal Rule of Evidence 902(11) [ECF 176] Exhibit A – Selected Checks and Transaction Receipts from the FCCU Craig Development Account ending -1711 Exhibit B – Selected Checks and Transaction Receipts from the FCCU Craig Properties Account ending -4695	W			
ECF 177	Declaration of Danielle Harless (Red River State Bank) re: Funds/Transfers Unrelated to the Ruins Project [ECF 177] Exhibit A – Summary Table of Transfers from RRSB Ruins Account to FCCU Craig Accounts w/ Financial Records Exhibit B – Summary Table of Transfers to Jesse Craig w/ Financial Records Exhibit C – Summary Table of Transfers to Mulinda Craig w/ Financial Records Exhibit D – Summary Table of Transfers to Jordan Horner w/ Financial Records Exhibit E – Summary Table of Transfers to Sydney Craig w/ Financial Records Exhibit F-1 – Summary Table of Transfers to Craig Entities w/ Financial Records Exhibit F-2 – ND Secretary of State Business Registration Information for Craig Entities Exhibit G – Summary Table of Transfers Related to Craig Lake Home w/ Financial Records Exhibit H – Summary Table of Transfers Related to Non-Ruins Mortgages or Loans w/ Financial Records Exhibit I – Summary Table of Miscellaneous Transfers w/ Financial Records	W			
ECF	Evhibit RRSR's Chapter 11 Plan of	W			

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- * O Original Record & Authenticity Only
- * A Admitted into Evidence for all purposes
- § Federal Rule of Evidence Rule Number

Irregular Exhibits:	

Dated: November 18, 2025.

VOGEL LAW FIRM

BY: /s/ Kesha L. Tanabe

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ATTORNEYS FOR RED RIVER STATE BANK

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Re:	: The Ruins LLC Case No. 25-30004			
STATE OF)	SS	CERTIFICATE OF SERVICE
COUNTY OF CASS)	33	CERTIFICATE OF SERVICE

The undersigned does depose and say that on November 18, 2025, the following document(s):

RED RIVER STATE BANK'S AMENDED EXHIBIT LIST FOR CONTINUED HEARING NOVEMBER 20, 2025 (RE: MOTION TO CONVERT)

was served electronically to the following:

All ECF Filing Participants

/s/ Kesha L. Tanabe